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About Katz Development

Katz Development is a family-run development and real estate ownership group based in Denver, Colorado. Our company thesis is centered on the development of high-design, differentiated projects with a focus on decarbonization. We achieve this through the use of sustainable building materials like mass timber and the implementation of energy-efficient operating systems. By targeting the growing demand for environmentally-conscious real estate developments in thriving markets, we believe our projects will be financially successful while also making a positive impact on the built environment.

In addition to developing our own projects, we offer third party consulting and development management role. We can add value in a variety of ways to help achieve project goals. Our services include all aspects of the development process from initial underwriting and feasibility study, through the design and entitlement process, construction, and completion. We can take a development from start to finish, or assist with any individual aspects of the process.



Experience

Andrew Katz

Co-Founder + Principal



Since 2015, Andrew has participated in the development of approximately \$350M of office, multifamily, retail and hospitality projects totaling roughly 1M square feet in Colorado and Ohio. Since moving to Denver, Andrew has focused on infill development in and around the urban core with local developer, [Westfield Company](#). Notable projects he worked on during that time include:

- [The Mission Ballroom](#): 4,000 capacity new-build music venue operated by AEG
- [North Wynkoop](#): 14-acre mixed-use master development comprised of new-build office, multifamily, retail and hospitality; anchored by the Mission Ballroom
- [Sustainability Park](#): a 100-unit condo and retail project occupying a full city-block in RiNo, anchored by renowned Japanese restaurant, [Uchi](#)
- [Stanley Marketplace](#) and [Stanley House](#): A 150,000 square foot adaptive re-use neighborhood market, and a 168-unit multifamily development adjacent to the marketplace
- [Amen](#): Adaptive re-use of a 1940's warehouse into Westfield Company's office

Andrew currently serves the City and County of Denver by sitting on RiNo's General Improvement District (GID) board. Andrew grew up in Cincinnati, OH where he graduated from The Ohio State University with a bachelor's degree in Real Estate. Shortly after, he moved to Denver, Colorado to pursue a career in real estate development. He founded Katz Development alongside his father, Scott Katz, who has owned and managed Cincinnati-based development and brokerage firm Midland Retail for 30 years, and his younger brother, Adam Katz.





Experience

Scott Katz

Co-Founder + Principal



As the founder and President of [Midland Retail](#) in Cincinnati, Ohio, Katz oversees all operations for the company. With extensive experience in all aspects of commercial development, Katz has completed more than fifty development projects throughout the tri-state region

These projects have ranged from regional retail power centers to warehousing and distribution centers to suburban multifamily communities to an urban mixed-use high-rise residential tower

Katz manages all aspects of the development process from site selection to design & entitlements, financing, construction administration and finally company held portfolio management. His portfolio currently includes approximately 2,200 multifamily units, 1.5M square feet of industrial space, and 300K square feet of retail space.

- [1010 on the Rhine](#): the most recent completed project of which Katz was involved, located in the downtown Cincinnati arts district called Over the Rhine. The \$92M development consists of an 18 story, 139 unit apartment building anchored on the ground floor by Kroger's newest 45,000 sf urban grocery and market hall and a 560 space parking garage accessible to the public.





Experience

Adam Katz

Development Associate



Prior to his role as Development Associate with Katz Development, Adam worked full-time for local Denver developer [Zeppelin Development](#) while pursuing his Bachelor's degree in Real Estate from the University of Colorado Boulder. Adam was part of the development team for the following projects:

- [The Source Hotel & Market Hall](#): a 100-key boutique, 8-story luxury hotel, with a 50,000 square foot retail market hall. His role consisted of assisting in project management and construction management on the development team during the final 6-month stretch of construction
- [Taxi Campus](#): a 28-acre mixed-use community located along the South Platte River in the River North Art District. The campus includes 570,000+sf of commercial space and approximately 300 multifamily units across 11 buildings comprised of office, multifamily, retail and shared amenity space. Adam's role consisted of ongoing property management across the Taxi campus, as well as supporting the development and construction team in the development of new buildings, as well as variety tenant improvement work.

In addition to development activities, Adam worked to assist property management, marketing & events, and the branding/creative aspect of many existing and up-coming projects.





Current Project

Katz Development is nearing construction of a high end mass timber multi-family project called Return to Form. Located in the RiNo Art District of Downtown Denver, Colorado, Return to Form is a 12 story, 84-unit multifamily rental building with ground floor retail and amenities geared towards access to outdoor space and health & wellness. The project is design-driven, boutique, intimate, and will boast a significantly lower embodied and operational carbon output due to its innovative use of mass timber and electric operating systems. Return to Form is the culmination of our aim to produce highly differentiated, design-driven assets that we believe will create exceptional results while also making a positive impact on the neighborhood and the environment. We anticipate breaking ground by Q2 of 2024.

RETURN & FORM





Scope of Services



Site Selection + Analysis

We assist clients in identifying and analyzing potential development sites based on factors such as zoning, access, site constraints, and market demand.

By evaluating these elements, we can help the project team make informed decisions to ultimately lead to the most successful outcome possible for the project.



Underwriting + Feasibility Study

We will create custom pro formas and conduct feasibility studies to evaluate the financial viability of a potential development.

This puts the project team in a position to make informed decisions on the development path, and lead to the best possible returns.



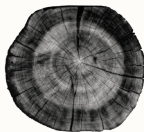
Design Development

We are very focused on the design stages of a project, and take pride in balancing aesthetics with cost effectiveness.

We believe every project's design is unique and specific to its location. We believe the power of differentiated design can create exceptional results for ownership.



Scope of Services



Mass Timber

Mass Timber is complicated. We also believe it's the future. We have an extensive list of lessons learned and best practices from working through our mass timber project, Return to Form.

Mass Timber is a unique building type and requires specialized teams, new processes and a host of nuances that differ from traditional construction types.



Sustainability

Environmental design is at the core of everything we do. The building sector is responsible for 40% of global carbon emissions.

We provide expertise in sustainable design and efficient building operations to reduce both operating and embodied carbon



Public Private Partnerships

We can assist clients in developing public/private partnerships to leverage government funding and resources for new developments and existing assets.

We have been successful in obtaining numerous grants from both federal and local government sources.

We can help determine if a project is eligible for public fund and grant opportunities, and help secure those funds.



Contact Us



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